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9 **Attorneys for Defendants**
10 **PNC BANK, N.A. and FEDERAL HOME**
11 **LOAN MORTGAGE CORPORATION**

12 **UNITED STATES DISTRICT COURT**
13 **DISTRICT OF NEVADA**

14 7829 FAITH, LLC,
15 Plaintiff,

16 v.

17 PNC BANK, N.A., FEDERAL HOME LOAN
18 MORTGAGE CORPORATION; SILVER
19 STATE SCHOOLS CREDIT UNION; KEVIN
20 L. HENDRICKS, an individual; DOES I
21 through X; and ROE CORPORATIONS I
22 through X, inclusive,

23 Defendants.

24 ABSOLUTE COLLECTION SERVICES,
25 LLC, a Nevada limited liability company,

26 Plaintiff,

27 v.

28 KEVIN HENDRICKS, an individual,
NATIONAL CITY MORTGAGE
COMPANY, SILVER STATE SCHOOLS
CREDIT UNION,

Defendants.

CASE NO. 2:16-cv-01817-JAD-CWH

STIPULATION AND ORDER
QUIETING TITLE AND CONFIRMING
EXISTENCE AND VALIDITY OF
DEED OF TRUST

ECF No. 31

Plaintiff 7829 FAITH LLC and Defendants PNC BANK, N.A. and FEDERAL HOME LOAN MORTGAGE CORPORATION (collectively, the "Parties"), by and through their undersigned counsel, stipulate as follows:

1 The December 17, 2013 HOA sale of certain real property located at 7829 Faith
2 Court, Las Vegas, Nevada 89131 was valid and conveyed title to Plaintiff 7829 Faith LLC
3 subject to the Deed of Trust recorded on October 8, 2004, in the official records of the Clark
4 County Recorder as Instrument No. 20041008-0002609;

5 Title to the property located at 7829 Faith Court, Las Vegas, Nevada 89131 is hereby
6 quieted such that the Deed of Trust recorded in the official records of the Clark County
7 Recorder's office on October 8, 2004, as Instrument No. 20041008-0002609 continues to
8 encumber the property as a valid lien;

9 That all claims between the Parties be dismissed with prejudice, each party to bear its
10 own costs and attorneys' fees;

11 The Lis Pendens recorded in the official records of the Clark County Recorder on
12 April 18, 2018, as Instrument No. 20180418-0000473 shall be expunged; and

13 A copy of this order may be recorded in the official records of the Clark County
14 Recorder.

15 IT IS SO STIPULATED.

16
17 DATED: ^{Aug.} ~~July~~ 21, 2019

August 21, 2019
DATED: ~~July~~ __, 2019

18 BRANDON L. PHILLIPS, ATTORNEY
19 AT LAW, PLLC

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20 By: /s/ Brandon L. Phillips
21 BRANDON L. PHILLIPS, ESQ.
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25 *Attorney for Plaintiff,*
26 *7829 Faith LLC*

By: /s/ Colt B. Dodrill
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Loan Mortgage Corporation



1 DATED: August 21, 2019
2 DATED: July __, 2019

3 KOLESAR & LEATHAM

4 By: /s/ Michael R. Brooks
5 MICHAEL R. BROOKS, ESQ.
6 Nevada Bar No. 7287
7 400 S. Rampart Boulevard, Ste. 400
8 Las Vegas, NV 89145
9 Attorneys for Defendant,
10 Silver State Schools Credit Union

11 **ORDER**

12 Based on this stipulation [31], which I construe as a joint motion because it is signed by fewer
13 than all remaining parties, IT IS HEREBY ORDERED that title to 7829 Faith Court, Las Vegas,
14 Nevada, 89131 is quieted; IT IS HEREBY DECLARED that the Deed of Trust recorded in the
15 official records of the Clark County Recorder's office on October 8, 2004, as Instrument No.
20041008-0002609 continues to encumber the property as a valid lien; all claims by Plaintiff 7829
16 Faith LLC against PNC Bank, N.A., and Federal Home Loan Mortgage corporation are DISMISSED
17 with prejudice, each party to bear its own fees and costs.

18 IT IS FURTHER ORDERED that Plaintiff 7829 Faith Court has until September 5, 2019, to
19 notify the court of the status of the claims against Silver State Schools Credit Union, Kevin L.
20 Hendricks, and National City Mortgage Company; Interpleader Absolute Collection Services, LLC,
21 has until September 5, 2019, to notify the court of the status of its claims. Failure to file a timely
22 notice will result in the court deeming this case or those particular claims abandoned and closing this
23 case.

24 
25 U.S. District Judge Jennifer A. Dorsey
26 Dated: August 22, 2019
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